

**PAROWAN CITY COUNCIL MEETING
SEPTEMBER 8, 2016
PAROWAN CITY OFFICES, 35 E. 100 N., 6:00 P.M.**

MEMBERS PRESENT: Mayor Donald G. Landes, City Councilmembers Alan Adams, Vickie Hicks, Ben Johnson, Jay Orton, and Steve Thayer, City Attorney Justin Wayment, City Manager Joshua Jones, City Recorder Callie Bassett

MEMBERS ABSENT: None

PUBLIC PRESENT: Judy Schiers, Jim and Heather Shurtleff, Paul Smith, Jason and Katie Green, Emily Johnson

CALL TO ORDER: Mayor Landes called the meeting to order at 6:00 p.m.

OPENING CEREMONIES/PLEDGE OF ALLEGIANCE – Councilman Jay Orton:

Councilman Orton shared a quote regarding Labor Day:

“A hundred times a day I remind myself that my inner and outer life depends on the labor of other [people], living and dead, and that I must exert myself in order to give in the same measure as I have received and am still receiving. I am strongly drawn to the simple life and am often oppressed by the feeling that I am engrossing an unnecessary amount of the labor of my fellow [people]. I regard class differences as contrary to justice and, in the last resort, based on force. I also consider that plain living is good for everybody, physically and mentally.” - Albert Einstein

Councilman Orton then led the Council and the public in the pledge of allegiance.

DOES ANYBODY HAVE ANY CONFLICTS OR PERSONAL INTEREST IN ANY MATTER ON THE AGENDA WHICH NEEDS TO BE DECLARED? No conflicts were declared.

CONSENT MEETING

APPROVAL OF MINUTES (August 25, 2016 City Council Meeting)

PURCHASE ORDERS/ WARRANT REGISTER

Councilmember Hicks moved to approve the consent agenda. Councilmember Orton seconded the motion.

Discussion: Councilman Orton had a question regarding the Rainbow Sign and Banner invoice and the Staker Parson invoice. Mr. Jones answered these questions earlier in the day for Mr. Orton.

All Councilmembers voted in favor of the motion. The motion carried.

ACTION MEETING

CITY MARQUEE USE GUIDELINES: Councilman Johnson said after the discussion last week this document looks simplified and appropriate.

Councilwoman Hicks moved to approve the City Marquee Use Guidelines. Councilman Johnson seconded the motion with all Councilmembers voting in favor of the motion.

**\$10,000 INCREASE IN CENTER CREEK HYDRO BUDGET – SUNRISE
ENGINEERING:**

Mr. Jones said he spoke with Mr. Jesse Ralphs of Sunrise Engineering. Mr. Ralphs said this can be tabled until the next meeting if the Council would like to discuss this with a representative of Sunrise Engineering.

Councilman Johnson moved to table this agenda item. Councilman Adams seconded the motion. All Councilmembers voted in favor of the motion. This item will be tabled until the next meeting.

RUFUS BUILDING PAYMENT:

Mr. Jason Green and his wife Katie were the winners of the “new business proposal” contest, and as such were awarded the Rufus building property for \$1.00. Mr. and Mrs. Green presented the Mayor with a check in the amount of \$1.00 at this Council Meeting. The Greens thanked the Council and the Council wished the Greens all the best.

WORK MEETING

SENIOR CORPS PROGRAMS – JOANNE LYMAN, FIVE COUNTY AOG:

There was no one present to discuss this. This will be moved to the next meeting.

COMMERCIAL IMPACT FEE DISCUSSION:

The commercial impact fees have been waived for six months, and it is time for the Council to make a decision on how to move forward.

Councilman Johnson said the Economic Development Committee has discussed this topic. The committee recommend that this resolution be renewed for another 6 months. The Council agreed this should be done. This will be moved to the next action meeting.

The Council discussed impact fees and what they can be used for. Mrs. Schiers advised the Council that she keeps track of these impact fees separately. She told them the City currently doesn't have any impact fee money. The auditors suggested that the City use all of the impact fees for the City office payment, free up those restricted funds, and start over in July. She said they did use the park impact fees for the new Lion's Park restroom.

ROADS UPDATE – KELLY STONES:

Councilman Johnson said he has seen a lot of finger pointing going on around town. He said there are a lot of problems in town and not many solutions. He would like to see the Council and

the City departments be solution oriented. He said there are a lot of issues with the roads (not enough money, not enough man power, etc.), but that's not an excuse. The City has to come up with solutions on how to overcome these things. He said right now, nothing is being done.

Councilman Thayer interjected that a lot of money was budgeted this year for the roads, they just aren't being done yet. Councilman Adams said they are going to start chip sealing very soon, in fact on Monday. Councilman Johnson asked how many people in the community are aware of that. He asked how many know that it is happening. Mrs. Bassett said that the ladies in the office, especially Mrs. Judy Schiers, have called everyone in the subdivision where they are starting to let them know they will be chip sealing. Councilman Johnson said he is concerned that it is so late in the year and we are behind the eight ball on this. He said we need to have better planning to start with up front on how we are going to get the roads done and have contracts in place in January and February so that they can get started much earlier in the year.

Mrs. Bassett said she has heard Councilman Johnson say this several times, that the City should have contracts in place so they can get started earlier in the year. She said this year was difficult because the money for this project wasn't approved until the budget was approved at the end of May/beginning of June. She said to get those in place in January wasn't really possible because the money wasn't approved until later. She said going forward we may be able to put those contracts in place, but she thought that was one of the issues for this year.

Councilman Adams said they are having a meeting with Mr. Cottam and Mr. Stones to discuss the very thing Councilman Johnson is talking about. They might even consider hiring a consultant to help them with that.

Councilman Johnson said it was his understanding with the budget that we were holding on to last fiscal year's funds and combining them with this fiscal year's funds to move forward, so there were some funds recognized at that point. He says he's not pointing fingers, and that is what he wants to get away from. He said he knows the City will save money if we plan ahead.

Mr. Jones commented that he attended the Iron County Coordinating Council meeting this week. In that meeting they discussed the local option transportation tax that they tried to get on the ballot this time, but the County Commission opted not to put it on. He said once the election is over, he would like to try really hard to approach the County Commission again with a unified front from all the cities in the county to get that on the next ballot. He said it could be a really good revenue stream for our roads program.

Mr. Kelly Stones gave his report. He said Mr. Jones asked him to give an update, and there really isn't a lot to update other than they've been preparing the roads to be chip sealed. He said they finally got the guy from Cedar to commit to coming on Monday. Mr. Stones said he has been stressed about this all summer long because he knows he had to get these roads done. Mr. Stones said with the amount of leaks they've had this summer, employees gone on vacation, and preparing for the fair, it's just been one of those years. They have been patching the roads and trying to get some of the hot mix stuff done. He said they are patching roads that aren't on the list to be done, but with the weather cooling off they are going to stop making hot mix.

Mr. Stones apologized that the roads aren't already done, but this year has been crazy for him. He feels like he is just running around putting out fires. He gave the Council a copy of the list of roads that are on the schedule to be done this year. He said there is about \$350,000 in the budget for roads that they will spend this year. He said it costs about \$28,600 per mile to do. He said that is if most of the roads are 22 feet. He said those with curb and gutter are wider.

As far as crack sealing goes, they've been down mowing some of the weeds in Maple Springs. Councilman Johnson asked if they have been able to spray weed killer in that area yet. Mr. Stones said they haven't gotten to that yet. They may end up burning them out with a weed burner. It would be faster than putting chemical on. Mr. Stones said the problem is the property owners let the weeds and such grow out over the sidewalk. He said he wishes the City could ask the property owners to clear cut the weeds at least 15 feet from the sidewalks. It would make the area look much nicer and would help control the weeds.

Councilman Johnson said the question was asked in Economic Development meeting how the City can enforce keeping the weeds down when the City has weeds growing up through their roads. Councilman Johnson said we've got to take care of the City's weeds before we can enforce property owners taking care of their weeds. Mr. Stones said he understands totally. But, he said, there are only so many people and so much to do. He said he's not trying to pass the buck, this is just the reality of things.

Councilman Johnson told Mr. Stones that he wants to get away from finger pointing and become very solution oriented. He asked Mr. Stones what he needs and what can be done to help him. Mr. Stones said he only knows of this one company that does chip sealing, and they do 90% of the chip sealing in the state. It is difficult to get on their schedule and you are at their mercy. Mr. Stones said it might be a good idea to budget some money to have some part time road crews come in and help. Councilman Johnson wondered if Cedar City and Iron County are having the same problem scheduling the chip sealing, and if so, maybe they could work out a Cedar City – Iron County – Parowan contract to get the chip sealing done. It would save on mobilization costs and perhaps they could get them earlier in the year. He said this is the type of creative thinking that the City needs to do to get better bang for our buck and get some of these things done.

Mr. Stones said he is going to approach the county to see if the County can help get the chip sealing done. Councilman Johnson said moving forward he would like to have their plan in place by February or March so they have a contract date earlier in the year. Mr. Stones said if the Council will guarantee the amount of money in his budget, he said he can do that. Mr. Stones added that he has gotten behind on the water project and money that was saved for that was spent on something else, so that put them that much more behind and he said he has been trying to play catch up.

Councilman Johnson said we need to look at the funding model. This is something that the Council needs to look at – is there a reserve fund that can be used upfront, or do they set aside a certain amount of dollars. These are questions the Council needs to find solutions for. Mr. Stones suggested maybe implementing a road fee to help generate revenue. He said somehow we have to come up with more money, because the cost of everything is going up and we keep cutting back on the budget.

Councilman Thayer said a well fee was created to help fund the well project, and it probably wouldn't have gotten done if they hadn't. Mr. Stones said if it wasn't for the Class C money from the State, we wouldn't have anything for roads in the general fund.

Councilman Johnson asked about a master schedule. He asked what capacity Mr. Stones' crew has for doing the roads, because there are only so many men on the crew and they have to cover preparation for the fair, water issues, etc. Councilman Johnson said in his opinion, the roads need to be done the same time the pressurized irrigation comes on, and he recognizes that they can't do both. Mr. Stones said that is a big thing. After winter, they have pot holes to take care of. There is always something.

Mayor Landes asked Mr. Stones what the optimum number of employees would be to take care of the things Councilman Johnson is talking about. Mr. Stones said he and Councilman Johnson have talked about working with Cedar City to have a part time summer crew come over and do roads. Mr. Stones said that would be great. With everything going on and everything Mr. Stones has to take care of, he feels he is simply running around putting out fires.

Councilman Johnson said he is an optimist. He understands that we don't have enough money or enough man power. However, he would like to get in the position where people say they are amazed at what is done with the limited resources that we have. He thinks if they can put their heads together and think creatively, stop pointing fingers and come up with solutions, they can start to move in that direction. He said it may take some time to get to where we want to be, but it is a start. We need to work together.

Mrs. Judy Schiers pointed out that the Council has asked people to bring more events into town. It takes a lot of Mr. Stones' and his crew's time to prepare things for these events. Mrs. Schiers said they spend a good part of their summer working on these events. If they didn't have to do that, they could put their time back into the roads and other pressing things. Councilman Johnson said he is hoping to get the work order system in place to help identify how much time is being spent on these things, and also that our employees' skill sets are being utilized in the best way and we will be able to free up time. Lack of money is always going to be a problem, so we have to find efficient ways to maximize the City's dollars. We can't use money as an excuse. We have to step away from that and start thinking outside the box.

Councilwoman Hicks said that Mr. Stones eluded to the fact that they think there is money in the budget, but when it comes time to do the roads, the money is gone. She asked where the money is going and how we are managing the money. She said we need to make sure that what is appropriated for the roads gets spent on roads and doesn't go to something else. Mr. Stones backtracked and said he thought there was money there, and he doesn't know if it bailed out the general fund or what.

Councilman Orton asked if chip sealing can be done in the spring. Mr. Stones said it is better to do it when it is hot – June, July, and August. Crack sealing can be done all winter long, and that is the goal this year. Councilman Johnson said Mr. Stones will get more public applause for a chip sealed road than a crack fill, but he will get more investment in the crack seal than the chip seal. He said they have to start doing the crack sealing.

Mayor Landes asked how many of the roads on the list will get done. Mr. Stones said probably 90% of them will. They have moved the Gurr subdivision up to the top of the priority list and will start there. He said it will probably take 2 ½ to 3 days to get it all done. Councilman Johnson asked if these will have a chip seal and an over seal. Mr. Stones said yes.

Councilman Johnson asked how far they will get with the crack sealing. Mr. Stones said this is all new to him. They have 10 pallets worth of supplies, but he doesn't know how far that will go. 10 pallets cost \$10,000. Councilman Johnson said the crack seal machine is a good investment. They used to have prisoners do crack sealing and they don't do that anymore. Councilwoman Hicks asked if there are still opportunities to utilize the prisoners and have them do some work to help free up the City crew's time. Mr. Stones said the prisoners are not allowed to run equipment, but he is going to utilize them in other ways.

Councilman Orton said he want to make sure he is understanding the budget and planning process. He said the budget is approved in June, so do they go through the remainder of the summer and the winter and plan for the following spring. Mr. Stones said that is what needs to happen.

MEMBER REPORTS:

Councilman Thayer asked if Mr. Jones gets the ULCT updates. He does. Councilman Thayer reported that the Patchwork Byway committee is really interested in how Parowan is doing with its trails. He also reported he met with the theater board. Poe's Midnight Dreary has been cancelled. It did not receive enough interest. They are going to do a variety show instead. Councilman Thayer encouraged them to do a skit from the Carol Burnett show.

Councilman Thayer said there has been a problem trying to come up with a storage solution. He has an idea of something that might work. He discussed the parking situation. Councilman Johnson suggested if there is going to be parking behind the businesses that the City creates a parking authority. The businesses involved with this parking authority would contribute financially to the continued maintenance of the parking spaces. Councilman Thayer said this is in the infancy of discussion so they are still considering different options.

Councilman Orton reported that the TARP committee is in desperate need of a new chairperson. He said he has been twisting arms, but hasn't had any success. TARP has basically taken a summer vacation from all of its meetings. He said that the Water Tank trail has been discussed with Mr. Jones, and he hopes to get going on some of these projects that have been funded, especially the bridge on the trail going up the canyon.

Mr. Orton reported that the shade tree committee has a new chairman, Mr. Dave Crowley. Starting in mid-October they will be pruning some of the trees planted over the last couple of years in the first two units, and mulching around them as well. They will also remove some of the trees that have died. They also discussed ways to be better about either not planting as many trees or finding ways to really encourage better watering so we don't lose so many trees. They also discussed removing the remaining trees at the nursery (50+). These will be taken out and planted around the ball fields/soccer field areas. This will take place in the fall. They are planning a Meeks clean up day in the spring. This is a big project and an ongoing effort. Unit 3

planting has been postponed until fall of 2017 or spring of 2018, the main reason being to give Mr. John Dalton the time he needs to prepare for the planting of each unit.

Councilwoman Hicks reported that Planning & Zoning met and approved the division of a property along Highway 143 that belongs to Peggy Edwards and two other co-owners. It was fairly cut and dried. The fair committee met and went over to make sure everything is in place for the monster trucks event. This will be the 23rd and 24th of September. She commented that she was absolutely amazed at how much time our City staff puts in for these events. It is a lot, and it takes away from the things they have to do around the City. They will bill the event for the employee's time.

Councilwoman Hicks reported that the Labor Day parade was a huge success. Alice Heidenreich was in charge of that. Jet Smith did an amazing job on the car show for the fair. She said the Museum committee met, but she will defer to Councilman Johnson on that.

Councilman Adams thanked Mr. Stones for coming in and giving his update. He appreciates Mr. Stones and all he does. He said we have already discussed the roads. The power board hasn't met for a while so he didn't have anything to report on that.

Councilman Johnson reported that the Economic Development committee met. They have an SUU student coming in every week to do a comparison study of Parowan and the surrounding cities in the area. This document should be ready by December 15th, and will compare our rates, our cost of living, etc., with the other cities. As the committee starts to focus on different areas in town, they are going to begin by focusing on the entrances to our community off of the freeway. They said it is pretty rough looking along 200 South. They are considering what can be done to incentivize people and are looking at code enforcement, etc., to help make it not so rough looking.

Councilman Johnson said they did meet to discuss the museum. They do have good news. The product can be put in storage for the short term. So we've got to come up with a long term solution, and they discussed a couple of ideas and will continue to evaluate those options. Councilman Thayer said he would really like to look at the upstairs of the old city office building to see if it is acceptable. He would like to fix that, make it part of the museum, and put things up there ready to display. Then they could plan the monies necessary to build an elevator so that historic building could be used as a museum if there is enough room.

Councilman Johnson said they discussed the possibility of using the fire station as a museum, and then looking for a CIB grant for a new fire station. He said his concerns with upstairs of the old city office is there is no elevator shaft or infrastructure for an elevator, so it would be very expensive to put one in, and there is no parking.

Councilwoman Hicks said she did go up and look around the upstairs with Mr. Ron Smith, who is on the museum committee. They felt like it could be fixed up and people could take little tours through there. Mrs. Hicks said that Mrs. Jet Smith would like to take the stuff from the Old Rock Church and put it upstairs, then turn the Rock Church into an events center. So if the fire station was then used as a museum, there would be three nice facilities. Councilman Thayer said

he talked with the Zaleskis about moving things from the Rock Church and they were very hesitant. He said it would take some work to convince them.

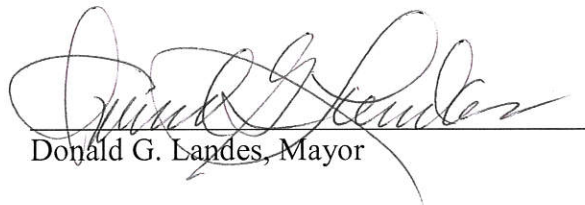
Councilman Johnson finished up his report by saying there is an opportunity to apply for a Safe Paths to School grant. This is due by September 28th. Mr. Jones is going to put this together and get it in. This would allow us to get some sidewalk placed along 200 South by those subdivisions so kids can ride their bikes to school. He said they also need to talk to UDOT about getting a cross walk at the intersection of 200 South and Main by Maverik.

Councilman Thayer said the Council received an email from Mr. Jones. Councilman Thayer took this email to mean that the Council might discuss taking the money from the pickle ball courts and using it for the museum so there is a place to put some of this stuff we are going to get for these museum. He would like this to be on the agenda sometime soon. Councilman Johnson asked if we are not proceeding with the pickle ball courts. Councilman Thayer said he is just saying we've got this stuff coming for the museum and they didn't know about it when they okayed the money for the pickle ball courts. He asked if they really want to put the money into the pickle ball courts right now, or maybe they could divert those funds towards a museum that would also be a good benefit to the town. Councilman Johnson said he knows the youth of this town are very, very interested in something for activities. Councilman Thayer said he knows this and it is a hard thing, but he thinks it needs to be considered.

PUBLIC COMMENT & DISCUSSION:

Mr. Jim Shurtleff said he wanted to inform the Council that he is available to run the tractors to cut the grass because he was fired from the Roy Adams farms (Councilman Adam's farms) after 20 years of loyal service. The Council got a good chuckle from this.

ADJOURN: Councilmember Orton moved to adjourn the meeting. Councilmember Johnson seconded the motion, with all Councilmembers voting in favor of the motion. The meeting was adjourned at 7:13 p.m.



Donald G. Landes, Mayor



Callie Bassett, City Recorder